

PONDS, STORMWATER & IRRIGATION COMMITTEE MEETING MINUTES

Thursday, April 30, 2026 9:30 AM Sloan Clubhouse Billiard Room

The meeting was called to order at 9:27 AM by Chairman Bruce Sieving.

Attendance:

Linda Kulp, Ray Buckley, Larry Carbonari, Kurt TeKolste, Tom Davis (Board Liaison) and Bruce Sieving

Approval of Minutes

The minutes of the March 27, 2025 meeting were previously approved by email vote of Committee members and are posted to the RAP website.

Old Business - 2025

1. Pond Activities & Issues
 - Geese Chasers service commenced January 4th for 4 weeks and again on March 4th for 4 weeks.
 - Pond 1 was treated by Coon Hollow for excessive algae in June with GreenClean Pro.
 - With the semi-retirement of Coon Hollow's Ed Osterhuber, a request for proposal was issued to ten regional pond service providers. Five firms did not respond, 3 declined to bid and Tigris Aquatic Services was selected from the two bidding firms.
2. Stormwater Activities & Issues
 - In August Pristine-Green cleared a severe blockage of the Phase I stream as it flows into the culvert under Egypt Road.
 - A 14-page description of the stormwater system was posted to the RAP website in May.
 - Four damaged StormTech inspection ports were repaired by Pristine-Green in November and December.
3. Irrigation Activities & Issues
 - Besides opening our five systems in May and closing them in November, Fisher Irrigation repaired 10 spray heads, 1 PVC line leak and replaced 1 solenoid-operated zone valve. They continued to provide excellent service at a competitive cost.
 - One drawback of the Fisher organization is the waiting time to make needed repairs (4 to 6 weeks). The RAP Board approved using Pristine-Green for routine irrigation repairs when the Fisher wait time is excessive. As a result, P-G repaired 2 PVC line leaks and replaced 1 subsurface valve box. They also repaired (at no cost) several spray heads damaged during their snow removal activities.

New Business

1. The 2026 Board-approved pond budget is \$13,800, with contract services provided by Tigris, Coon Hollow and Geese Chasers. This is an increase of \$600 over the amount budgeted for 2025.
2. The 2026 pond utilities budget is \$2,885 to cover the electric usage of aerators and well pumps. This is a \$615 reduction from the 2025 budget.
3. The stormwater budget is \$2,000 to provide for a minor amount of inspection/cleaning work; this is the same amount budgeted the previous year.
4. The 2026 approved irrigation budget is \$7,000 which is the same as last year, with contract services provided by Fisher Irrigation and Pristine-Green.
5. Canada Geese activity on our three wet ponds began later this year so Geese Chasers service commenced on March 12 and will continue until early May.

6. Ed Osterhuber of Coon Hollow stored our aerator compressors over the winter and performed routine maintenance on them. He re-installed them at our ponds on March 30th.
7. The field supervisor for Tigris arrived on site to service our four ponds on March 31st. He did not provide advanced notice of his arrival (as called for in the contract) and did not provide a post-visit report until prompted by an email from Bruce to the regional manager. While this falls short of our expectations (as well as the terms of our contract) it will be corrected through improved communications going forward.
8. A note to Jeff Bevan from a resident regarding the appearance of the Pond 1 shoreline prompted a discussion among committee members about the advantages and disadvantages of allowing a portion of the shoreline of this particular pond to grow wild. While cattails have the advantage of absorbing the nutrients that promote pond algae blooms, members agreed that the location of this pond at our community entrance requires more attention to aesthetics. Bruce presented a motion to clean up that portion of the shoreline and maintain it similar to other turf areas of the community. Kurt seconded the motion and committee members voted unanimously in favor. Bruce will communicate this to Jeff, who will so inform our landscape contractor. Total eradication of the cattails will likely take several seasons of treatment by our pond contractor.
9. A new Rain Bird battery powered controller was installed in March to replace the Toro unit that controls the two solenoid valves directing well water to either refill Pond 1 or to supply the Sloan clubhouse irrigation system.
10. The committee was provided a handout listing our various spare parts and equipment stored in the closet under the Sloan clubhouse staircase.

Other Business

- The Fisher Irrigation technician arrived on site April 27th to pressurize and make adjustments in all five irrigation systems. Three spray nozzles were replaced at the Regency Hills clubhouse and two leaking rotor spray heads were replaced in the Sloan clubhouse system. A Fisher repair crew will return to replace two failed zone valves and 15 leaking rotors, all in the Sloan clubhouse system.
- Linda informed the committee of two pre-teen boys from an adjacent neighborhood that she observed fishing in Pond 2. One boy returned several days later, caught a large fish (presumed to be a grass carp), raced off site with it and then returned several minutes later and released it back into the pond. Linda then approached him, informed him he was trespassing and was not allowed to fish in our pond; based on his demeanor she is convinced he will not return.

Adjournment

The meeting was adjourned at 10:49 AM.